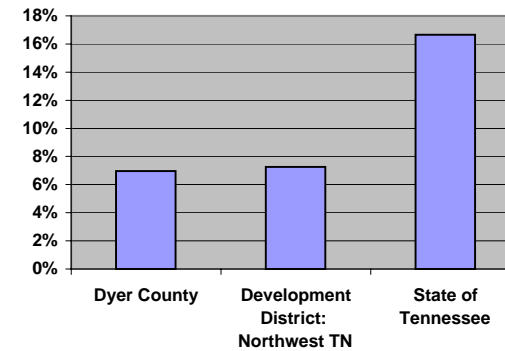


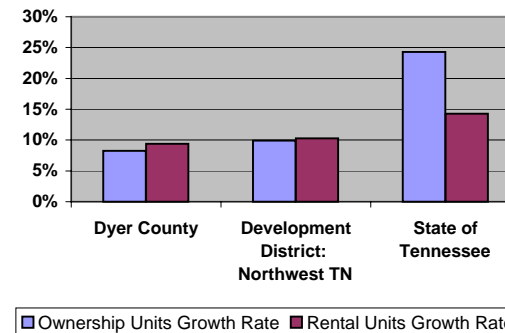
Population and Housing Market Profiles: Dyer County

	Dyer County	Development District: Northwest TN	State of Tennessee
POPULATION			
<i>Census 2000 Population</i>	37,279	252,389	5,689,283
<i>1990-2000 Population Growth Rate</i>	7.0%	7.3%	16.7%
MINORITY POPULATION			
African American population			
<i>Census 2000</i>	4,926	31,395	953,349
<i>1990-2000 Growth Rate</i>	18.8%	8.9%	22.5%
Asian & Pacific Islander population			
<i>Census 2000</i>	176	1,293	73,505
<i>1990-2000 Growth Rate</i>	179.4%	133.0%	130.9%
Hispanic population			
<i>Census 2000</i>	434	3,748	123,838
<i>1990-2000 Growth Rate</i>	216.8%	287.6%	278.2%
HOUSING UNITS & VACANCY			
Ownership Units			
<i>Census 2000</i>	9,685	73,140	1,561,363
<i>Ownership Units Growth Rate</i>	8.2%	9.9%	24.3%
<i>Owner Market Vacancy rates</i>	2.4	1.4 to 3.2	2.0
Rental Units			
<i>Census 2000</i>	5,066	27,613	671,542
<i>Rental Units Growth Rate</i>	9.4%	10.3%	14.3%
<i>Renter Market Vacancy rates</i>	10.2	8.1 to 13.9	8.8
AGE OF HOUSING STOCK			
<i>Percent of units built before 1960</i>	30.0%	30.9%	25.4%
<i>Percent of units built after 1990</i>	18.8%	18.6%	23.5%

1990-2000 Population Growth Rate



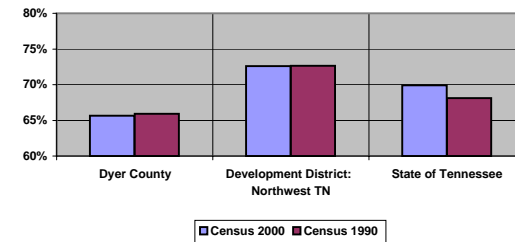
HOUSING UNITS GROWTH RATE



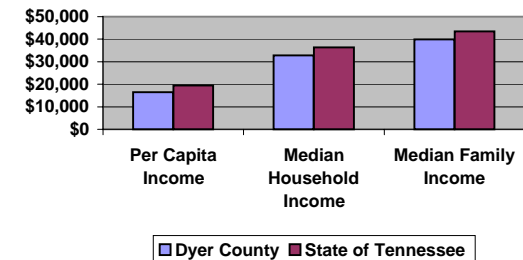
Population and Housing Market Profiles: Dyer County

	Dyer County	Development District: Northwest TN	State of Tennessee
HOME OWNERSHIP RATES			
<i>Census 2000</i>	65.7%	72.6%	69.9%
<i>Census 1990</i>	65.9%	72.7%	68.1%
MINORITY HOMEOWNERSHIP RATES			
African American			
<i>Census 2000</i>	42.7%	53.1%	50.5%
<i>Census 1990</i>	47.2%	54.8%	47.3%
Asian & Pacific Islander			
<i>Census 2000</i>	51.2%	33.1%	50.3%
<i>Census 1990</i>	46.7%	31.0%	45.1%
Hispanic			
<i>Census 2000</i>	39.1%	36.3%	35.8%
<i>Census 1990</i>	45.0%	57.0%	48.6%
1999 Income (2000 Census)			
<i>Per Capita Income</i>	\$16,451	\$10,794 to \$17,409	\$19,393
<i>Median Household Income</i>	\$32,788	\$21,995 to \$32,788	\$36,360
<i>Median Family Income</i>	\$39,848	\$30,339 to \$40,533	\$43,517
Income Growth during the 1990s			
<i>Per Capita Income</i>	46%	N/A	58%
<i>Median Household Income</i>	48%	N/A	47%
<i>Median Family Income</i>	42%	N/A	47%
Poverty Status in 2000			
<i>Persons below Poverty Level</i>	5,856	35,940	746,789
<i>Families below Poverty Level</i>	1,372	7,964	160,717
<i>% of Persons below Poverty Level</i>	15.9%	14.8%	13.5%

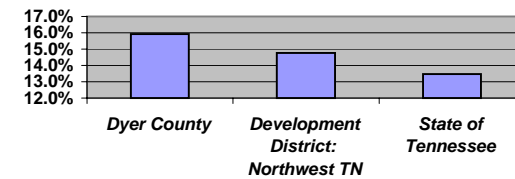
Homeownership Rates: 1990 & 2000



Income Statistics (2000 Census)



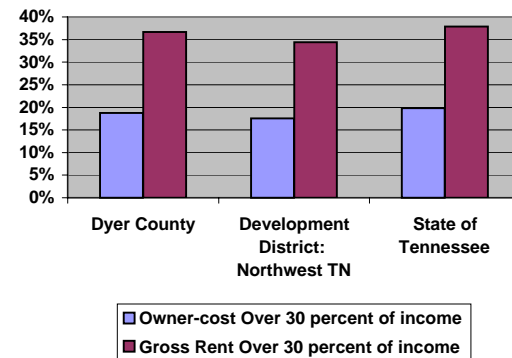
% of Persons below Poverty Level



Population and Housing Market Profiles: Dyer County

	Dyer County	Development District: Northwest TN	State of Tennessee
Home Values & Owner Cost Burden			
2000 median home value	\$74,900	\$53,000 to \$75,800	\$93,000
1990-00 increase in home value	72.6%	N/A	60.3%
Owner-cost Over 30 percent of income	18.7%	17.6%	19.9%
Owner-cost Over 38 percent of income	14.3%	13.3%	14.5%
Gross Rent & Rent Burden			
2000 median Gross Rent	\$424	\$287 to \$424	\$505
1990-00 increase in Gross Rent	36.8%	N/A	41.5%
Gross Rent Over 30 percent of income	36.7%	34.4%	37.9%
Gross Rent Over 38 percent of income	27.5%	26.8%	30.2%
Units with Other Housing Problems			
Lacking complete plumbing facilities	78	499	14,340
Lacking complete kitchen facilities	78	522	13,324
Over crowding (over 1 person per room)	441	2,327	61,191
House Heating Fuel Used in 2000			
Electricity	37.4%	43.5%	52.1%
Utility Gas	56.3%	43.1%	36.0%
Bottled or LP Gas	5.2%	9.9%	7.2%
Recent Movers (2000 Census)			
Moved into the unit in 1999 or later	21.6%	18.3%	20.7%
Moved into the unit in 1995 or later	48.7%	44.6%	49.6%
Moved into the unit in 1990 or later	64.6%	60.4%	65.7%
Mobile Home Units (2000 Census)			
	1,383	18,369	268,876

Housing Cost Burden in 2000



House Heating Fuel Used

